



WILLIAM T FUJIOKA
Chief Executive Officer

County of Los Angeles CHIEF EXECUTIVE OFFICE

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"To Enrich Lives Through Effective And Caring Service"

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August 05, 2014

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Dear Supervisors:

ADOPTED

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

30 August 5, 2014

Sachi A. Hamai
SACHI A. HAMAI
EXECUTIVE OFFICER

**DEPARTMENT OF PUBLIC WORKS:
HARBOR-UCLA MEDICAL CENTER
PSYCHIATRIC EMERGENCY SERVICES EXPANSION PROJECT
ESTABLISH CAPITAL PROJECT
APPROVE PROJECT BUDGET
SPECS. 7292; CAPITAL PROJECT NO. 87200
(SECOND DISTRICT)
(3 VOTES)**

SUBJECT

The recommended actions will establish the capital project, approve the Project budget, and authorize the Department of Public Works to deliver the Harbor-UCLA Medical Center Psychiatric Emergency Services Expansion Project.

IT IS RECOMMENDED THAT THE BOARD:

1. Find that the proposed Harbor-UCLA Medical Center Psychiatric Emergency Services Expansion Project is exempt from the California Environmental Quality Act for the reasons stated herein and in the record of the Project.
2. Establish the Harbor-UCLA Medical Center Psychiatric Emergency Services Expansion Project, Capital Project No. 87200, with a total Project budget of \$6,680,000.
3. Authorize the Chief Executive Office to fund the Harbor-UCLA Medical Center Psychiatric Emergency Services Expansion Project with Series 2010 bond proceeds remaining from the Harbor-UCLA Senate Bill 1953 Seismic Retrofit Project.

4. Authorize the Department of Public Works to deliver the Project using a Board-approved Job Order Contract.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

Approval of the recommended actions will find that the proposed Harbor-UCLA Medical Center (H-UCLA) Psychiatric Emergency Services (PES) Expansion Project (Project) is exempt from the California Environmental Quality Act (CEQA), establish the Project, Capital Project No. 87200, and allow the Department of Public Works (Public Works) to proceed with the Project using a Board-approved Job Order Contract (JOC).

Background

H-UCLA provides primary, diagnostic, trauma, and specialty care services to Long Beach, Wilmington, San Pedro, Carson, Torrance, and the surrounding communities. The existing PES occupies approximately 3,250 square feet, without proper operational barriers separating adult psychiatric patients from children/adolescent psychiatric patients. This configuration is significantly below psychiatric health care standards.

On June 8, 2012, the Chief Executive Office (CEO) provided an extensive assessment report to the Board that was conducted jointly by the Departments of Health Services (Health Services) and Mental Health (Mental Health). The report provided a variety of solutions to reduce the inflow of patients into the PES, accelerate the discharge of patients from the PES, and ensure adequacy of these PES services at each of the three existing County of Los Angeles hospitals. Health Services and Mental Health also determined that substantial improvements could be made by revising existing processes, addressing operational inefficiencies, and adding capacity to lower levels of care. In addition, it was determined that there is a need for some investment in the physical facilities at each of these hospitals. As a result, expansion of the PES at H-UCLA has been identified as a high-priority need in the effort to improve County-provided PES care.

In April 2014, the newly constructed H-UCLA Surgery/Emergency Replacement building became operational, and the existing emergency department was relocated into the new building. The existing PES is located in the south wing of the original hospital adjacent to the space that was vacated when the emergency department relocated. Approval of the Project proposes to convert approximately 5,600 square feet of the vacated emergency area, which will accomplish three major goals: (1) expand space to treat adult patients in a safer environment as the PES census is almost always above what is programmed as its capacity; (2) reconfigure existing space to enable children/adolescents to be observed, assessed, and treated separately from adult patients; and (3) reconfigure existing space to enable children/adolescents who now are seen in the pediatric emergency room to be seen in a more suitable, less crowded, and better configured environment.

The proposed Project addresses existing problems by expanding the space used exclusively for adults, while reconfiguring space specifically designed for children/adolescents. The adult space will provide for more seclusion rooms, interview rooms for privacy, and a safer entry procedure. The proposed adolescent space will allow children/adolescents to be outside of the confines of one room, and have activities and opportunities to be with other children/adolescents. There will also be adequate space for family meetings, which is currently not available.

Expansion of the PES will allow up to 40 percent more patients to be seen within the PES at any given time. The current PES space limitations require that many patients wait outside of the PES

until a bed opens up or that they “board” in the medical emergency room until a psychiatric inpatient bed is available. These scenarios are not desirable as they create delays in care and reduce the utility of the medical emergency room space to treat other patients with medical needs. In addition, the newly created children and adolescent space will allow for a child-centered setting where up to eight patients can be stabilized and receive care to improve their condition. Although this may not represent an increase in the number of children seen at Harbor-UCLA for psychiatric emergency services, the new space will allow children and adolescents to receive more timely care in an appropriate setting without competing with adults for beds and care services.

Public Works intends to use a Board-approved as-needed architectural/engineering firm to design the proposed Project. The architect will provide design, permitting, and construction administration services for the proposed project. The construction will be completed using a Board-approved JOC managed by Public Works.

Green Building/Sustainable Design Program

The proposed Project will support the Board's Policy for Green Building/Sustainable Design Program to the extent feasible by using energy efficient lighting, water saving plumbing fixtures, using building materials that are composed of recycled material, and reducing the amount of demolition materials that would be disposed in landfills.

Implementation of Strategic Plan Goals

The Countywide Strategic Plan directs the provision of Operational Effectiveness/Fiscal Sustainability (Goal 1), Community Support and Responsiveness (Goal 2), and Integrated Service Delivery (Goal 3), by investing in public health infrastructure to enhance the safety of patients and staff and ensuring reliable availability of medical services to the community. Completion of this Project will provide much needed improvements for the community.

FISCAL IMPACT/FINANCING

The total estimated cost of the proposed Project is \$6,680,000, which includes costs for construction, change order contingency, plans and specifications, permit fees, inspection services, and County management services. In June 2014, the CEO advised the Board that there were remaining funds from the Harbor-UCLA Senate Bill 1953 Seismic Retrofit Project, Capital Project No. 86534, of approximately \$14,000,000. We are recommending that the proposed Project be funded from a portion of these remaining Series 2010 bond proceeds.

The Project Schedule and Budget Summary are included in the Attachment.

Operating Budget Impact

Based upon current salary and employee benefit rates, Health Services currently estimates that annual ongoing operating costs will increase by approximately \$2.2 million to operate and maintain adolescent PES, primarily for an estimated 26.0 positions. One-time costs for equipment is estimated at \$0.1 million. The ongoing and one-time costs will be requested in a later budget phase and be funded within existing DHS resources.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

Pursuant to the Board's Civic Art Policy, adopted on December 7, 2004, and amended on December 15, 2009, the proposed Project budget includes 1 percent of the design and construction costs to be allocated toward the Civic Arts Fund.

ENVIRONMENTAL DOCUMENTATION

The proposed Project is categorically exempt from the CEQA. The proposed Project consists of renovation of an existing vacant emergency services space; and installation of fire alarm devices, as well as reconfiguration of the heating, ventilation, and air- conditioning, electrical, plumbing, and data line systems at an existing facility for the continued provision of psychiatric services at the H-UCLA facility. As such, the Project is within a certain class of projects determined not to have a significant effect on the environment in that it meets the criteria set forth on Section 15301(a) and (f) of the CEQA Guidelines and Class 1(d) and (i) of the County's Environmental Document Reporting Procedures and Guidelines, Appendix G. The proposed Project involves negligible or no expansion of an existing use. Additionally, there are no cumulative impacts, unusual circumstances, or other limiting factors that would make the exemption inapplicable based on the Project records.

Upon the Board's approval of the proposed Project, Public Works will file a Notice of Exemption with the Registrar-Recorder/County Clerk in accordance with Section 15062 of the CEQA Guidelines.

CONTRACTING PROCESS

Public Works will use an as-needed architectural/engineering consultant to provide the design services for this Project. Public Works intends to use a JOC to deliver the proposed Project.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

The renovation work will be completed in two phases and will be constructed in the vacated areas outside and adjacent to the existing PES with close coordination with Health Services in order to minimize impacts to existing operations. The existing PES will remain fully operational during construction.

CONCLUSION

Please return one adopted copy of this Board letter to the Chief Executive Office, Facilities and Asset Management Division; Department of Health Services, Capital Projects Division; and the Department of Public Works, Project Management Division I.

The Honorable Board of Supervisors

8/5/2014

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Respectfully submitted,

A handwritten signature in black ink, appearing to read 'W. T. Fujioka', with a long horizontal line extending to the right.

WILLIAM T FUJIOKA

Chief Executive Officer

WTF:SHK:DJT

SW:TH:zu

Enclosures

c: Executive Office, Board of Supervisors
County Counsel
Arts Commission
Health Services
Public Works

August 5, 2014

ATTACHMENT

**DEPARTMENT OF PUBLIC WORKS:
HARBOR-UCLA MEDICAL CENTER
PSYCHIATRIC EMERGENCY SERVICES EXPANSION PROJECT
ESTABLISH CAPITAL PROJECT
APPROVE PROJECT BUDGET
SPECS. 7292; CAPITAL PROJECT NO. 87200**

I. PROJECT SCHEDULE

Project Activity	Scheduled Completion Date
Environmental Approval	08/05/2014
Design	03/30/2015
Jurisdictional Approvals	09/30/2015
Job Order Contract/Award	11/29/2015
Substantial Completion	10/29/2016
Project Acceptance	12/30/2016
Closeout	11/30/2016

II. PROJECT BUDGET SUMMARY

Project Activity	Revised Project Budget
Land Acquisition	\$ 0
Construction	
Job Order Construction Contract	\$ 3,845,000
Destructive Investigation	241,000
Change Orders	656,000
Departmental Crafts	0
Youth Employment	0
Telecomm Equip – Affixed to Building	0
Medical Equipment	0
JOC Management – Gordion Group	0
Project Contingency	0
Civic Arts	46,000
Subtotal	\$ 4,788,000
Programming/Development	\$ 0
Plans and Specifications	\$ 577,000
Consultant Services	\$ 0
Site Planning	0
Hazardous Materials	38,000
Geotech/Soils Report and Soils Testing	0
Material Testing	77,000
Cost Estimating	38,000
Topographic Surveys	0
Construction Management	0
Labor Outreach	0
Design Management	0
Environmental	0
Move Management (Move Manager Only)	0
Equipment Planning	0
Legal	0
Consultant Change Order	24,000
Subtotal	\$ 177,000
Miscellaneous Expenditures	\$ 60,000
Jurisdictional Review/Plan Check/Permit	\$ 79,000
County Services	
Code Compliance Inspection	\$ 198,000
Quality Control Inspection	0
Design Review	0
Design Services	0
Contract Administration	42,000
Project Management	601,000
Project Management Support Services	0
ISD Equipment Procurement Management	0
DPW Job Order Contract Management	38,000
ISD ITS Communications	36,000
Project Security	0
Project Technical Support	66,000
ISD Countywide Compliance Section	18,000
County Counsel	0
Subtotal	\$ 999,000
TOTAL	\$ 6,680,000